



MEMORANDUM

Date: June 3, 2016

To: Mayor and City Council
Boards and Commissions
City Employees

From: Nelson Fialho, City Manager

Subject: City Manager's Newsletter

This newsletter is designed to keep you informed about current City projects, issues and activities, as well as the ongoing work of City staff. Enjoy the read!

PROMOTIONS

Since March, the City has experienced a number of well-deserved employee promotions. The City is committed to the growth and development of our employees, and we are rewarded by the dedication and service of employees like these. Please join me in congratulating the following employees on their accomplishments and career progression!

Christine Guevara – Promoted to Police Dispatcher, May 2016
Troy Ravera – Promoted to Fire Captain, April 2016
Craig Berchtold – Promoted to Fire Captain, April 2016
Aaron Lacey – Promoted to Fire Battalion Chief, March 2016

RETIREMENT ANNOUNCEMENT

Frank Raione, a Plan Checker from the Community Development Department, has announced his retirement effective July 15, 2016. Frank has worked for the City of Pleasanton for 3 ½ years and has been instrumental in the City's building inspection and plan check activities. His expertise in this area has been invaluable during a period of substantial construction activity within the City. Please join me in congratulating Frank on reaching this well-deserved milestone.

LEADERSHIP CLASS GRADUATION

On Wednesday, June 8, the 2015-2016 City of Pleasanton Leadership Academy will graduate from their program. The purpose of the Leadership Academy is to provide professional development opportunities to City employees and to provide them with the tools necessary to be successful leaders in our organization. Over the past nine months, Leadership Academy participants have been involved in a curriculum covering essential leadership and management skills. As part of their graduation day, the 25 Academy participants, who

represent a cross-section of the City organization, will enjoy a bus tour of the City, guided by a City of Pleasanton expert (your very own City Manager!). Following the tour, the graduating class will have lunch at the Firehouse Arts Center, along with Department Heads and other City staff. As part of the final Academy session and graduation, each participant will deliver brief comments about their most memorable Leadership Academy experiences and takeaways from the program. Please join me in congratulating the following individuals on their graduation from the program:



Nicholas Albert, Jason Annicchero, Antonio D'Onofrio, Jon Engelbrekston, Raymond Figueroa, Annette Gibson, Saida Glover, Joelle Glushenko, Jennifer Hagen, Tim Johnston, Greg Kurtz, Daniel McVey, Matthew Nelson, Chris Niederhaus, Dan Pettinichio, Kelly Richards, Kendall Rose, Jacqueline Simon, James Smith, Danielle Stefani, Brandon Stewart, Samu Tiumalu, William Wang, Jennifer Young

POLICE DEPARTMENT SPOTLIGHT

On May 24, veteran Pleasanton Police Officer Matthew Lengel graduated from the highly acclaimed and sought after Inner Perspectives Leadership Development Program. The program is a collaborative effort of several Bay Area counties and municipalities. Officer Lengel was selected from a competitive list of police officer applicants in the police department to attend the nearly six months long course. The primary objective is to give police officers skills to improve upon and increase their leadership capabilities. Students are challenged with various reading and writing assignments, along with a group project and individual presentations. Moreover, the shared experiences and ensuing discussions from the various represented departments offer each officer additional insight into both the unique and shared leadership challenges in today's policing environment. Each officer participating in Inner Perspectives will develop the necessary leadership skills to sustain and enhance their career while benefiting their respective agencies at the same time. Officer Lengel has been with the Pleasanton Police Department for nearly 10 years and came to us after serving several years for the Modesto Police Department. The police department has been participating in this program for the past four years and is proud of all its graduates. Congratulations Officer Lengel!



FIRE DEPARTMENT SPOTLIGHT

The LPFD's new recruits are a quarter of the way through their sixteen week fire academy and performing very well. It's a rigorous fire academy that blends the physical and mental aspects of the job. Look for future announcements in this newsletter for the date and time of the badge pinning ceremony, following completion of the academy. This is always a worthwhile event to observe.

On a related note, in the middle of June, the Department will be performing a final inspection in Wisconsin, prior to taking delivery, of two new fire engines dedicated to serve the City of Pleasanton for the next 20 years. We are pleased that the City was able to fund this replacement through our comprehensive repair and replacement plan. The two engines will be assigned to Pleasanton, bringing all of our active fire engine fleet to full contemporary standards. We will take the same approach in the coming two years on the replacement of the City's Ladder Truck, currently located at Fire Station 3.

COMMUNITY DEVELOPMENT DEPARTMENT UPDATE

The Community Development Department publishes an update every two months that provides information on notable projects, long-range planning efforts, and transportation and engineering projects, many of which are in a preliminary stage.

To read the most recent update, click the link [Community Development Department Update June 1, 2016](#)



HISTORIC SIGNS INSTALLATION BEGINS

Five historic Downtown neighborhoods will receive "Historic Neighborhood" signs. Four signs have been installed with an additional six to come. The signs were requested by the downtown community as a way to inform visitors and residents regarding the uniqueness of the downtown area.

Approximately 200 homes within the downtown area have historical significance to Pleasanton,

which means the original occupants contributed to the City's formation, the architecture is historically significant, and/or the homes were built prior to the 1900's (+/-).

AUGUSTINE PROJECT

On May 25, the Planning Commission held a workshop on a mixed-use project on an approximately 0.25-acre site at 4791 Old Bernal Avenue, at the corner of Old Bernal Avenue and Augustine Street, just across the street from the Library parking lot. As proposed by Mike Carey, a longtime Pleasanton resident, the project would involve the demolition of an existing dwelling (built in 1895 but not considered a historic resource) and an accessory building, which

would be replaced with a new mixed-use building and three three-story single-family residences. The mixed-use building would be located at the southeast corner of the property and would be three stories in height, with about 950 square feet of ground-floor office/retail space and three apartment units on the second and third floors. The commercial space would be designed as a flexible space with high ceilings and prominent street-front windows that could be used as an office or converted into a neighborhood retail space in the future. The compact apartment units would each be about 350 square feet, would be priced at market rates and be designed to be relatively affordable for individuals or small households. Each apartment would have only one parking space, reflecting the fact that the project is located in close proximity to the ACE Station, bus stops, and the walkable downtown. The three single-family residences would be located along the western side of the site, would range from about 1,800 square feet to 1,900 square feet, and would each include two garage parking spaces. The project is designed in a “modern farmhouse” style – characterized by wood and metal siding, front porches, board and batten siding, and standing seam metal roofs – designed to complement the historic fabric of downtown.

At the workshop, the Planning Commission discussed many elements of the project and its surroundings, including the potential for the existing Civic Center site to be redeveloped with new uses after implementation of the Civic Center Master Plan, the appropriateness of office uses on the site, parking, and building height. Ultimately, the Planning Commission expressed support for the project but urged that design modifications be made to bring the project into conformance with the Downtown Specific Plan – Downtown’s governing land use document. These modifications include adding a small amount of commercial space to the front of the residential building fronting Old Bernal Avenue to enhance the mix of uses, increase pedestrian interest, and better respond to the changing needs of Downtown.

RECYCLED WATER -- NIGHT HOURS WORK ON SANTA RITA ROAD HAS BEGUN

Night work on Santa Rita Road began on May 31. Approximately 2,250 feet of new water main will be installed in Santa Rita Road between West Las Positas and Pimlico. This is part of the recycled water distribution system project. Due to traffic volumes on Santa Rita, this work will be accomplished at night. It is anticipated to take nine nights to complete. We expect to get 300-plus feet a night so the focused work will keep moving along down the street. Therefore, any significant noise impact should not affect any one location more than a night or two before it moves away.

Advance message signs have been in the street warning motorists of the work for the last three weeks. Extensive outreach has also been conducted to area businesses and residents. Please refer anyone who has a concern or suggestion about the work to Steve Kirkpatrick skirkpatrick@cityofpleasantonca.gov or 925-931-5650.

NEIGHBORHOOD MEETING TO BE HELD REGARDING THE AMADOR VALLEY HIGH SCHOOL TRAFFIC IMPROVEMENTS

The City of Pleasanton and Pleasanton Unified School District have been working cooperatively to prepare a plan to improve traffic circulation and safety at Amador Valley High School. The improvement plan (currently underway) includes a new sidewalk along the north edge of the school property and modification of the north and middle driveways with the installation of traffic signals at both driveways. A neighborhood meeting will be held on June 9 from 6 to 8 p.m. at the Amador Theater located at 1155 Santa Rita Road to inform the adjacent Jensen Tract neighborhood regarding construction activities and anticipated improvements.

FINAL THOUGHTS

The volume activity in this community that is designed to benefit and enhance the quality of life for residents and businesses is substantial. All of this work reflects the significant contributions of our City employees, policy-makers, advisory commissioners and local residents. In the aggregate, the effort is truly remarkable for a City our size. Here are some examples from last week alone:

- Groundbreaking of 140,000 square-foot retail center at the corner of Stoneridge and El Charro
- Approval of 420,000 square-foot Workday corporate campus, including a future police services station, public plaza, bus stop and various circulation improvements (pedestrian, bicycle and vehicle)
- Approval of the Old Stanley Blvd. streetscape and undergrounding project; construction will soon be underway
- Grand opening of CarMax (first Bay Area store)
- Early morning shooter apprehended by Pleasanton PD at Archstone apartments, following multiagency coordination (CHP, BART and SFPD)
- Bernal Park and Oak Woodland continues to take shape
- Final leg of 10.6 miles of recycled water pipeline backbone system nears completion
- Groundbreaking of Kottinger Gardens affordable senior housing project
- Axis Community Health grand opening celebration

Many hands contributed to last week's outcomes. But what's more unique is that new outcomes occur every week, some big and some routine, but all of them uniquely Pleasanton and important. As a resident of this community (and your City Manager), I am extremely grateful for the collective work of our organization and community. Thank you, be safe, and take care of each other.

That's it for now. If you have any questions, please feel free to contact me at nfialho@cityofpleasantonca.gov or (925) 931-5002.

Nelson Fialho
City Manager